



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 5

77 WEST JACKSON BOULEVARD
CHICAGO, IL 60604-3590

EPA Region 5 Records Ctr.



240804

JAN 12 2005

REPLY TO THE ATTENTION OF SE-5J

VIA FACSIMILE 312 440-0809 AND U.S. MAIL

Mr. Eric Hinds
Golub & Company
625 North Michigan Avenue
Chicago, Illinois 60611-3110

RE: Remaining Radiological Contamination at 345 East Ohio and Ohio, Grand & McClurg,
Chicago, Illinois (**Lindsay Light II** /TRS Property/341 East Ohio, Chicago, Illinois)

Dear Mr. Hinds:

On Friday, December 17, 2004, we discussed with you and your consultant, (Larry Bertsch, and John Yang, GaiaTech), remaining radiological contamination in the "wedge" at 345 East Ohio and at Ohio, Grand, and McClurg (OGM) ¹. The wedge is the area 5 feet from the sidewalk and is identified as the Radiological Area of Concern (RAC) in your Soil Management Plan dated November 10, 2004.

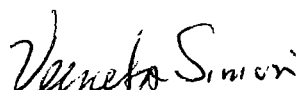
U.S. EPA agreed that the entire wedge warrants investigation, however, it can be done in stages. The wedge on your immediate development at 345 East Ohio should be investigated first and then filter fabric placed on the OGM portion until it is developed. We did not discuss the wedge investigation in detail, but we would expect it to extend to the depth of natural sand and radiological monitoring of the soil as you remove it with the bucket. We agreed that filter fabric should be installed on the OGM portion since it will help distinguish the wedge from the "clean" spoils removed from 345 East Ohio and placed on the OGM portion, and the additional soil brought in to bring the OGM to grade. In addition, the exact location of the filter fabric should be documented on a map/drawing so when development occurs this knowledge can be utilized. For example, during our meeting you explained that the owner/developer of the site planned to transfer to the City of Chicago approximately 25 feet on the eastern part of OGM to accommodate the expansion of McClurg Court. Therefore, we would expect that prior to the expansion the overburden would be removed and then the material under the filter fabric would be accessible for radiological screening before construction of McClurg Court.

¹341 East Ohio has been divided into two portions: west portion of 341 East Ohio is now called 345 East Ohio and is under development, and the east portion is called OGM and will be developed at later date.

Keep in mind, that given the long-lived nature of thorium contamination, if Golub decides to leave any radiological contamination at the property or does not conduct an investigation capable of identifying any existing contamination, long-term institutional controls to prevent a release to the public or the environment may be necessary.

If you have any questions regarding this correspondence, please contact me at (312) 886-3601 or Larry Jensen, Health Physicist, at (312) 886-5026. Please direct any legal questions to Mary Fulghum, Associate Regional Counsel, at (312) 886-4693 or Cathleen Martwick, Associate Regional Counsel at (312) 886-7166.

Sincerely,

A handwritten signature in cursive script that reads "Verneta Simon".

Verneta Simon
On-Scene Coordinator

cc: Larry Bertsch and John Yang, GaiaTech
200 North LaSalle Street, Suite 2600
Chicago, Illinois 60601
Rhamat Begum, Chicago Department of Environment
Benet Haller, Chicago Department of Planning and Development

bcc: Mary Fulghum C-14J
Charles Gebien, SE-5J
Eugene Jablonowski, SR-6J
Larry Jensen, SMF-4J
Mike Joyce, P-19J
Cathleen Martwick, C-14J
Debbie Regel, SE-5J